

110.0

0001

0016.D

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTONAPPRAISED:
USE VALUE:
ASSESSED:Total Card / Total Parcel
996,400 / 996,400
996,400 / 996,400
996,400 / 996,400
Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
97		ORIENT AVE, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	SCHILIT SAMANTHA LINN PIERCE	
Owner 2:	ROSENWEIG JEREMY PHILLIP	
Owner 3:		

Street 1:	97 ORIENT AVENUE
Street 2:	

Twn/City:	ARLINGTON
St/Prov:	MA
Cntry:	
Own Occ:	Y
Postal:	02474
Type:	

PREVIOUS OWNER	
Owner 1:	CHOCKALINGAM MURUGAPPAN -
Owner 2:	CHOCKALINGAM PRIYA S -
Street 1:	97 ORIENT AVENUE
Twn/City:	ARLINGTON
St/Prov:	MA
Cntry:	
Postal:	02474

NARRATIVE DESCRIPTION	
This parcel contains .141 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1997, having primarily Clapboard Exterior and 2844 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.	

OTHER ASSESSMENTS	
Code	Descrip/No
	Amount
	Com. Int

PROPERTY FACTORS	
Item	Code
Z	R1
o	SINGLE FA
n	100
Census:	
Flood Haz:	
D	
s	
t	

Exempt		Water	Sewer	Electri

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6153		Sq. Ft.	Site		0	70.	0.98	6									423,211						423,200	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description
101	6153.000	573,200		423,200	996,400	
Total Card	0.141	573,200		423,200	996,400	Entered Lot Size
Total Parcel	0.141	573,200		423,200	996,400	Total Land:
Source:	Market Adj Cost		Total Value per SQ unit /Card:	350.35	/Parcel: 350.35	Land Unit Type:

User Acct	198072
GIS Ref	
GIS Ref	
Insp Date	
09/13/17	

!8588!	
PRINT	
Date	Time
12/30/21	07:34:30
LAST REV	
Date	Time
09/21/20	12:25:30
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

SALES INFORMATION		TAX DISTRICT		PAT ACCT.	
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price
CHOCKALINGAM MU	75150-305	1	7/17/2020		1,017,000
CHOCKALINGAM MU	57343-417		8/25/2011	Convenience	1
VENKATESH VANDA	36733-21		10/17/2002		549,000
EPIPHANY VENTUR	27918-416		11/26/1997		324,000
					No Yes

BUILDING PERMITS												ACTIVITY INFORMATION												
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment												Date	Result	By	Name	
3/16/2017	273	Redo Bas	37,897	C																9/21/2020	SQ Returned	JO	Jenny O	
2/3/2017	121	Solar Pa	4,727	C																9/9/2020	SQ Mailed	MM	Mary M	
1/18/2011	39	Manual	4,224																	9/13/2017	Measured	DGM	D Mann	
11/26/1996	620		135,000																	9/13/2017	Left Notice	DGM	D Mann	
11/6/1996	580		5,000																	9/13/2017	Permit Visit	DGM	D Mann	
																				3/23/2009	Measured	197	PATRIOT	
																				1/17/2003	MLS	MM	Mary M	
																				4/14/2000	Inspected	263	PATRIOT	
																				2/1/2000	Measured	264	PATRIOT	
																				Sign:	VERIFICATION OF VISIT NOT DATA			

EXTERIOR INFORMATION		BATH FEATURES		COMMENTS		SKETCH	
Type:	6 - Colonial	Full Bath:	2	Rating:	Very Good	NEW SUBDIVISION/ PDAS.,	
Sty Ht:	2 - 2 Story	A Bath:		Rating:			
(Liv) Units:	1	Total:	1	3/4 Bath:			
Foundation:	1 - Concrete	A 3QBth:		Rating:			
Frame:	1 - Wood	1/2 Bath:	1	Rating:	Very Good		
Prime Wall:	2 - Clapboard	A HBth:		Rating:			
Sec Wall:		OthrFix:		Rating:			
Roof Struct:	1 - Gable	OTHER FEATURES					
Roof Cover:	1 - Asphalt Shgl	Kits:	1	Rating:	Very Good	1st Res Grid Desc: Line 1 # Units 1	
Color:	BLUE	A Kits:		Rating:		Level	FY LR DR D K FR RR BR FB HB L O
View / Desir:		Frpl:	1	Rating:	Very Good	Other	
GENERAL INFORMATION		WSFlue:		Rating:		Upper	
Grade: C+ - Average (+)		CONDOS INFORMATION					
Year Blt:	1997	Eff Yr Blt:		Location:			
Alt LUC:		Alt %:		Total Units:			
Jurisdict:	G19	Fact.:		Floor:			
Const Mod:				% Own:			
Lump Sum Adj:				Name:			
INTERIOR INFORMATION		DEPRECIATION					
Avg Ht/FL:	STD	Phys Cond:	VG - Very Good	2.0%			
		Functional:		%			

INTERIOR INFORMATION

Avg Ht/FL:	STD
Prim Int Wal:	1 - Drywall
Sec Int Wall:	%
Partition:	T - Typical
Prim Floors:	3 - Hardwood
Sec Floors:	4 - Carpet
Bsmnt Fir:	12 - Concrete
Subfloor:	
Bsmnt Gar:	1
Electric:	3 - Typical
Insulation:	2 - Typical
Int vs Ext:	
Heat Fuel:	1 - Oil
Heat Type:	3 - Forced H/W
# Heat Sys:	1
% Heated:	100
	% AC: 100
Solar HW:	Yes
Central Vac:	NO
% Com Wal:	% Sprinkled

MOBILE HOME

Make:

odel:

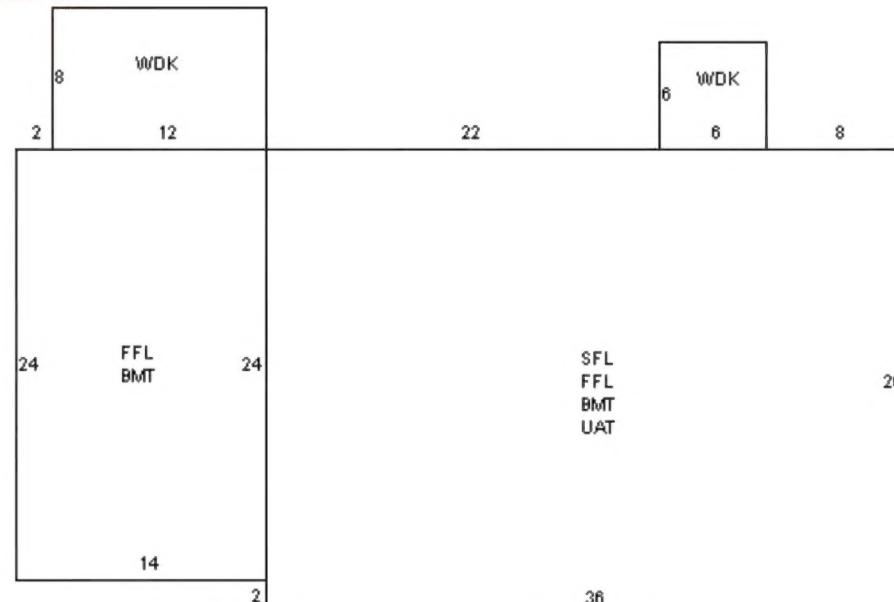
Serial #

Year:

Color:

SPEC FEATURES/YARD ITEMS

SKETCH



SUB AREA DETAIL

IMAGE

AssessPro Patriot Properties, Inc

